THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

MITCHELL A. WATTS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 107,000.00

Loren S. Davis
Affiant

Subscribed and sworn to before me, this 18th day of March 1994

Mitchell A Watts
Notary Public

My Commission Expires: 11-22-97

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
LOREN S. DAVIS 2607 Acklen Avenue Nashville, Tennessee 37212	CTX MORTGAGE COMPANY P.O. Box 1900 Dallas, Texas 75219	MAP 104-11 PARCEL 74

BOOK 9285 PAGE 843

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SEVEN THOUSAND AND NO/100------ ---------- ($ 107,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, THERESA A. LISELLA, MARRIED

hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto LOREN S. DAVIS AND WIFE, RENEE L. DAVIS hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 61 on the Plan of Stokes and Marshall's Subdivision as of record in Book 332, page 106, Register's Office for Davidson County, Tennessee.

SAID Lot fronts 50.0 feet on the southerly side of Acklen Avenue, formerly Marshall Street, and runs back between lines to an alley, measuring 50.0 feet thereon.

BEING the same property conveyed to James P. Zerface and wife, Theresa A. Zerface, by deed from Haury & Smith Contractors, Inc., of record in Book 6390, page 489, Register's Office for Davidson County, Tennessee. The said James Phillip Zerface having quitclaimed his interest to Theresa A. Zerface in Book 7807, page 771, said Register's Office. The said Theresa A. Zerface having since married Richard S. Lisella and is now known as Theresa A. Lisella.

Richard S. Lisella, spouse of Theresa A. Lisella, joins in this conveyance to convey any interest he may have in subject property, particularly any marital interest.

This is improved property known as 2607 Acklen Avenue, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEEs, their heirs and assigns, forever.

GRANTOR COVENANTs with the said GRANTEEs that she is lawfully seized and possessed of said land in fee simple, has good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Stokes and Marshall's Subdivison of record in Book 332, page 106, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind_s_ herself___, her___ heirs and representatives to warrant and forever defend the title to the said GRANTEE_s_, their___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 18th day of March, 19 94.

Theresa A. Lisella
THERESA A. LISELLA

Richard S. Lisella
RICHARD S. LISELLA

MITCHELL A. WATTS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named THERESA A. LISELLA and RICHARD S. LISELLA, the bargainor_s_, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 18th day of March, 1994.

Notary Public

My Commission Expires: November 22, 1997

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath___ acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal this _____day of _____, 19 ____.

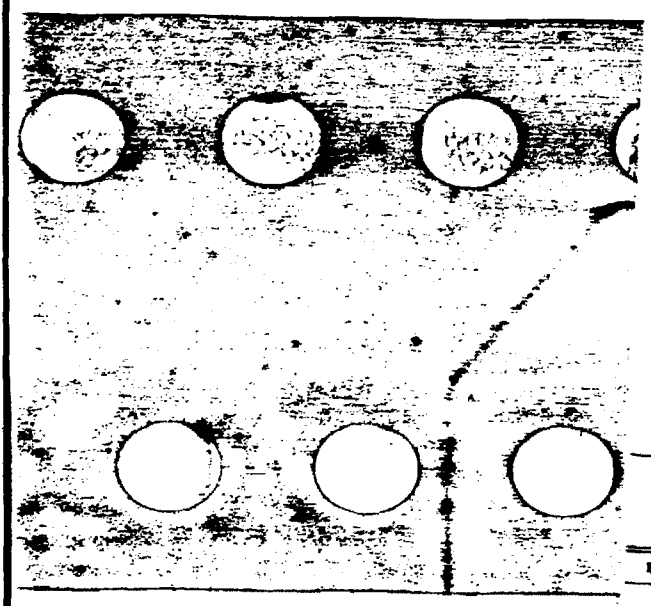
My Commission Expires: _____

Notary Public

30322
IDENTIF. & REFERENCE

94 MAR 22 AM 10:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

4557 03/22 0101 03CHECK 404.90



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

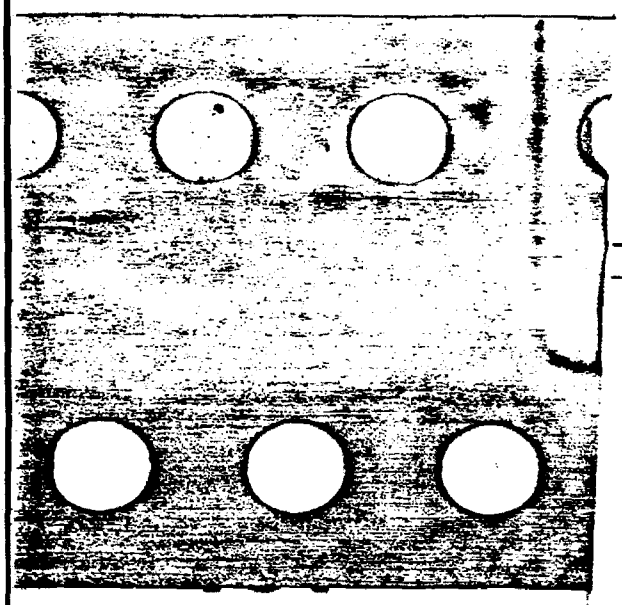
BOOK 9285 PAGE 845

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT 107000.00
CON TX 395.90
PRFEE 1.00
WDEED 8.00
TOTAL 404.90
CHECK 404.90

03/22/94 01 10:45 0001 4557

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30322
IDENTIF. REFERENCE

94 MAR 22 AM 10:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 769888